

**SNAPSHOT of HOME Program Performance--As of 06/30/11**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping\*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
<b>Program Progress:</b>			PJs in State: <div>38</div>				
% of Funds Committed	<div>91.27</div> %	<div>90.98</div> %	<div>16</div>	<div>92.63</div> %	<div>34</div>	<div>35</div>	
% of Funds Disbursed	<div>85.29</div> %	<div>85.98</div> %	<div>23</div>	<div>86.67</div> %	<div>35</div>	<div>35</div>	
Leveraging Ratio for Rental Activities	<div>0.59</div>	<div>4.47</div>	<div>23</div>	<div>5.03</div>	<div>13</div>	<div>10</div>	
% of Completed Rental Disbursements to All Rental Commitments***	<div>100.00</div> %	<div>89.17</div> %	<div>1</div>	<div>88.14</div> %	<div>100</div>	<div>100</div>	
% of Completed CHDO Disbursements to All CHDO Reservations***	<div>79.09</div> %	<div>71.98</div> %	<div>16</div>	<div>76.19</div> %	<div>49</div>	<div>52</div>	
<b>Low-Income Benefit:</b>							
% of 0-50% AMI Renters to All Renters	<div>100.00</div> %	<div>74.96</div> %	<div>1</div>	<div>81.48</div> %	<div>100</div>	<div>100</div>	
% of 0-30% AMI Renters to All Renters***	<div>69.23</div> %	<div>37.80</div> %	<div>9</div>	<div>45.62</div> %	<div>81</div>	<div>86</div>	
<b>Lease-Up:</b>							
% of Occupied Rental Units to All Completed Rental Units***	<div>100.00</div> %	<div>98.45</div> %	<div>1</div>	<div>96.17</div> %	<div>100</div>	<div>100</div>	
<b>Overall Ranking:</b>			In State:	<div>13</div> / <div>38</div>	Nationally:	<div>62</div> <div>61</div>	
<b>HOME Cost Per Unit and Number of Completed Units:</b>							
Rental Unit	<div>\$36,310</div>	<div>\$18,666</div>		<div>\$28,750</div>	<div>13</div> Units	<div>3.90</div> %	
Homebuyer Unit	<div>\$12,755</div>	<div>\$10,385</div>		<div>\$15,714</div>	<div>236</div> Units	<div>71.50</div> %	
Homeowner-Rehab Unit	<div>\$51,526</div>	<div>\$32,160</div>		<div>\$21,140</div>	<div>75</div> Units	<div>22.70</div> %	
TBRA Unit	<div>\$52,223</div>	<div>\$3,658</div>		<div>\$3,230</div>	<div>6</div> Units	<div>1.80</div> %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Denton TX

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
<b>PJ:</b>	\$57,625	\$90,195	\$62,887
<b>State:*</b>	\$63,575	\$63,741	\$34,853
<b>National:**</b>	\$103,194	\$78,960	\$24,147

**CHDO Operating Expenses:**  
(% of allocation)

<b>PJ:</b>	<span style="border: 1px solid black; padding: 2px;">1.6</span> %
<b>National Avg:</b>	<span style="border: 1px solid black; padding: 2px;">1.2</span> %

**R.S. Means Cost Index:** 0.77

	Rental %	Homebuyer %	Homeowner %	TBRA %
<b>RACE:</b>				
White:	<span style="border: 1px solid black; padding: 2px;">84.6</span>	<span style="border: 1px solid black; padding: 2px;">39.4</span>	<span style="border: 1px solid black; padding: 2px;">26.7</span>	<span style="border: 1px solid black; padding: 2px;">100.0</span>
Black/African American:	<span style="border: 1px solid black; padding: 2px;">7.7</span>	<span style="border: 1px solid black; padding: 2px;">7.6</span>	<span style="border: 1px solid black; padding: 2px;">49.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Asian:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">1.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
American Indian/Alaska Native:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Native Hawaiian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
American Indian/Alaska Native and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Asian and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Black/African American and White:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
American Indian/Alaska Native and Black:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Other Multi Racial:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Asian/Pacific Islander:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.4</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### ETHNICITY:

Hispanic	<span style="border: 1px solid black; padding: 2px;">7.7</span>	<span style="border: 1px solid black; padding: 2px;">51.3</span>	<span style="border: 1px solid black; padding: 2px;">24.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
----------	---	--	--	---

### HOUSEHOLD SIZE:

1 Person:	<span style="border: 1px solid black; padding: 2px;">30.8</span>	<span style="border: 1px solid black; padding: 2px;">16.9</span>	<span style="border: 1px solid black; padding: 2px;">28.0</span>	<span style="border: 1px solid black; padding: 2px;">100.0</span>
2 Persons:	<span style="border: 1px solid black; padding: 2px;">15.4</span>	<span style="border: 1px solid black; padding: 2px;">19.1</span>	<span style="border: 1px solid black; padding: 2px;">25.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
3 Persons:	<span style="border: 1px solid black; padding: 2px;">46.2</span>	<span style="border: 1px solid black; padding: 2px;">19.5</span>	<span style="border: 1px solid black; padding: 2px;">12.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
4 Persons:	<span style="border: 1px solid black; padding: 2px;">7.7</span>	<span style="border: 1px solid black; padding: 2px;">20.8</span>	<span style="border: 1px solid black; padding: 2px;">13.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
5 Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">14.4</span>	<span style="border: 1px solid black; padding: 2px;">12.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
6 Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">5.1</span>	<span style="border: 1px solid black; padding: 2px;">6.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
7 Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">2.1</span>	<span style="border: 1px solid black; padding: 2px;">2.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
8 or more Persons:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">2.1</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### HOUSEHOLD TYPE:

Single/Non-Elderly:	<span style="border: 1px solid black; padding: 2px;">15.4</span>	<span style="border: 1px solid black; padding: 2px;">22.0</span>	<span style="border: 1px solid black; padding: 2px;">12.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Elderly:	<span style="border: 1px solid black; padding: 2px;">7.7</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">46.7</span>	<span style="border: 1px solid black; padding: 2px;">100.0</span>
Related/Single Parent:	<span style="border: 1px solid black; padding: 2px;">69.2</span>	<span style="border: 1px solid black; padding: 2px;">16.9</span>	<span style="border: 1px solid black; padding: 2px;">20.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Related/Two Parent:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">53.4</span>	<span style="border: 1px solid black; padding: 2px;">21.3</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>
Other:	<span style="border: 1px solid black; padding: 2px;">7.7</span>	<span style="border: 1px solid black; padding: 2px;">7.6</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span>

### SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	<span style="border: 1px solid black; padding: 2px;">23.1</span>	<span style="border: 1px solid black; padding: 2px;">0.0</span> #
HOME TBRA:	<span style="border: 1px solid black; padding: 2px;">15.4</span>	
Other:	<span style="border: 1px solid black; padding: 2px;">61.5</span>	
No Assistance:	<span style="border: 1px solid black; padding: 2px;">0.0</span>	

**# of Section 504 Compliant Units / Completed Units Since 2001** 11

\* The State average includes all local and the State PJs within that state

\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Denton State: TX Group Rank: 62  
 (Percentile)  
 State Rank: 13 / 38 PJs Overall Rank: 61  
 (Percentile)  
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 85.50%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 60.40%	79.09	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	100	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.15%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.980	2.33	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2006 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

